

Amendments to House Bill No. 494
1st Reading Copy

Requested by Representative Champ Edmunds

For the Senate Local Government Committee

Prepared by Leanne Kurtz
March 9, 2011 (11:48am)

1. Page 1, line 12.

Strike: "parts of"

Insert: "buildings,"

2. Page 1, line 13.

Following: "structures"

Insert: ", "

Strike: "(1)" through "the"

Insert: "The"

3. Page 1, line 14.

Strike: "one or more parts of"

4. Page 1, line 16.

Following: "land"

Strike: ", "

Strike: "that term is"

Strike: "this chapter,"

Insert: "76-3-103"

5. Page 1, lines 17 through 19.

Following: "chapter"

Strike: "." on line 17 through "effect" on line 19

Insert: "if: (1) the parcel or parcels and the buildings,
structures, or other improvements are in conformance with
applicable local zoning regulations; or

(2) where applicable local zoning regulations are not in
effect:

(a) the parcel or parcels resulted from a subdivision under
parts 5 and 6 of this chapter and the subdivision application,
preliminary plat, or other information reviewed by the governing
body incorporated multiple buildings, structures, or other
improvements on individual lots;

(b) there are no more than seven single dwelling structures
in addition to the parcel owner's primary residence; or

(c) the buildings, structures, or improvements are intended:

(i) for rental as storage units;

(ii) for a single agricultural operation;

(iii) as accessories for private recreational purposes; or

(iv) for the operation of a youth camp as that term is

defined in 50-52-101 or a guest ranch as that term is defined in 50-51-102"

- END -

Explanation - If the amendments above are adopted and the bill is passed and approved, section 76-3-204 would read as follows:

76-3-204. Exemption for conveyances of one or more buildings, structures, or improvements. The sale, rent, lease, or other conveyance of one or more buildings, structures, or other improvements, whether existing or proposed, on a single parcel of land or on multiple parcels of land in the same ownership is not a division of land as defined in 76-3-103 and is not subject to the requirements of this chapter if:

(1) the parcel or parcels and the buildings, structures, or other improvements are in conformance with applicable local zoning regulations; or

(2) where applicable local zoning regulations are not in effect:

(a) the parcel or parcels resulted from a subdivision under parts 5 and 6 of this chapter and the subdivision application, preliminary plat, or other information reviewed by the governing body incorporated multiple buildings, structures, or other improvements on individual lots;

(b) there are no more than seven single dwelling structures in addition to the parcel owner's primary residence; or

(c) the buildings, structures, or improvements are intended:

(i) for rental as storage units;

(ii) for a single agricultural operation;

(iii) as accessories for private recreational purposes; or

(iv) for the operation of a youth camp as that term is defined in 50-52-101 or a guest ranch as that term is defined in 50-51-102.